

Woodlawn Water and Sewer -- No. 038700

Category **M-NCPPC**
 Agency **M-NCPPC**
 Planning Area **Cloverly-Norwood**
 Relocation Impact **None**

Date Last Modified
 Previous PDF Page Number
 Required Adequate Public Facility

December 31, 2003
 7-278 (04 App)
 NO

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY03	Est. FY04	Total 6 Years	FY05	FY06	FY07	FY08	FY09	FY10	Beyond 6 Years
Planning, Design and Supervision	64	0	64	0	0	0	0	0	0	0	0
Land											
Site Improvements and Utilities	666	0	566	100	100	0	0	0	0	0	0
Construction	20	0	20	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	750	0	650	100	100	0	0	0	0	0	0

FUNDING SCHEDULE (\$000)

G.O. Bonds	750	0	650	100	100	0	0	0	0	0	0
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ANNUAL OPERATING BUDGET IMPACT (\$000)

Energy				0	0	0	0	0	0	0	0
Net Impact				0	0	0	0	0	0	0	0

DESCRIPTION

This project funds construction of water and sewer and fire suppression systems at Woodlawn Cultural Park, a 105-acre special historic/cultural park located north of Ednor Road and east of Norwood road. The park contains a historic manor house and barn dating from 1832, as well as a Park Police facility, including stables and horse pastures, and a State Police helicopter installation. Recent land development has brought water and sewer near the park. The proposed construction includes a 1,500 foot 16 inch water main extension off-site; a 1,300 foot 8 inch sewer, and 900 foot 6 inch sewer on-site; a 3,000 foot 10 inch water main and 1,200 foot 6 inch water main on-site; water and sewer connections to four existing facilities on-site 6 inch and 10 inch water main, 6 inch and 8 inch on-site sewers; a fire alarm and sprinkler system for the manor house and horse stable; and minor restoration of paving, plantings, and walkways.

JUSTIFICATION

On-site well water is not drinkable; bottled water must be used for drinking. Existing septic is inadequate. Well water is not sufficient or reliable for fire suppression. The Commission's Park Police and Central Maintenance Divisions asked for an investigation as to the feasibility of bringing municipal water and sewer to the site to serve both the existing and proposed facilities and also provide needed fire protection to the manor house, barns and stable.

Park Police Special Operations employs approximately 18 staff on site. Periodically, the facility is also used for training. The police use well water to wash equipment and horses. The flow rate of the well is inconsistent and results in a limited supply of water for the horses and other uses at times. Park Police horses are a major investment and critical to the mission of the Park Police. Typically, Park Police shelters ten horses at the Park Police Special Operations facility at Woodlawn and four horses at Black Hill Regional Park. At the present time, all 14 horses are sheltered at Park Police Special Operations. Some horses have had uncommon blood diseases that may be attributable to the well water or other factors. This project improves the drinking water and provides fire alarms and sprinklers in the horse stable.

The State Medical Air Evacuation facility houses Montgomery County's helicopter/staff 24 hours per day; they too are on well water and must bring in drinking water. The absence of municipal water and sewer reduces the attractiveness of the Woodlawn Manor house and conference center for some uses. The need to bring in bottled water or porta-johns, among other factors, reduces the attractiveness of the facility for rentals. This project also installs sprinklers in the manor house.

The Woodlawn barn, another historic structure on-site, is the focus of a structural and re-use study to identify possible future uses; this project is jointly funded in the Facility Planning: Non-Local PDF and the Restoration of Historic Structures PDF. Municipal water and sewer facilitates reuse of this structure.

Plans and Studies

A utility feasibility study was completed in FY02. The Montgomery County Department of Environmental Protection granted a water and sewer category change for the property in summer 2001.

Cost Change

Not applicable.

STATUS

Bids let.

APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY03	(\$000)
Initial Cost Estimate		0
First Cost Estimate		
Current Scope	FY00	0
Last FY's Cost Estimate		750
Present Cost Estimate		750
Appropriation Request	FY05	0
Appropriation Req. Est.	FY06	0
Supplemental		
Appropriation Request	FY04	0
Transfer		0
Cumulative Appropriation		750
Expenditures/		
Encumbrances		0
Unencumbered Balance		750
Partial Closeout Thru	FY02	0
New Partial Closeout	FY03	0
Total Partial Closeout		0

COORDINATION

Minor New Construction: Non-Local PDF 998763
 Restoration of Historic Structures PDF 8088494
 Facility Planning: Non-Local PDF 958776

MAP

See Map Next Page

Woodlawn Water and Sewer

